

NOTICE OF SALE  
CRYSTAL LAKE BANK & TRUST et al  
VS  
SEDONA PROPERTY DEVELOPMENT et al  
PROCESS 14-01022

**IN THE SUPERIOR COURT OF THE STATE OF ARIZONA**  
**IN AND FOR THE COUNTY OF YAVAPAI**

CRYSTAL LAKE BANK & TRUST  
COMPANY, N.A.,

Plaintiff,

vs.

SEDONA PROPERTY DEVELOPMENT,  
LLC, an Illinois limited liability company;  
JOHN DOES I-X; JANE DOES I-X; ABC  
COMPANIES I-X; THE UNKNOWN  
HEIRS AND DEVISEES OF PARTIES-  
IN-POSSESSION I-X,

Defendants.

Case No.V1300CV201380439

**NOTICE OF SALE**

WHEREAS, pursuant to an execution issued out of the above named court in the  
above-entitled action upon a judgment for the plaintiff CRYSTAL LAKE BANK &  
TRUST COMPANY, N.A., and against the defendant SEDONA PROPERTY  
DEVELOPMENT, LLC an Illinois limited liability company; JOHN DOES I-X; JANE

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DOES I-X; ABC COMPANIES I-X; THE UNKNOWN HEIRS AND DEVISEES OF PARTIES-IN-POSSESSION I-X, entered on the 1<sup>st</sup> day of April 2014, in the amount of THREE HUNDRED FIFTY THREE THOUSAND DOLLARS and NO CENTS (\$353,000.00), interest on the Principal Balance of the Note through August 30, 2013 in the amount of TWO THOUSAND SEVEN HUNDRED EIGHTY FIVE DOLLARS and SIXTY THREE CENTS (\$2,785.63), accruing interest at EIGHTEEN PERCENT (18%) per annum until paid and late fees in the amount of ONE THOUSAND ONE HUNDRED NINETY THREE DOLLARS and FIFTY ONE CENTS (\$1,193.51). I have levied upon all of the right, title and interest of SEDONA PROPERTY DEVELOPMENT, LLC an Illinois limited liability company; JOHN DOES I-X; JANE DOES I-X; ABC COMPANIES I-X; THE UNKNOWN HEIRS AND DEVISEES OF PARTIES-IN-POSSESSION I-X, the judgment debtor in the following described property:

**Parcel: 405-33-020D**

**Address: N/A**

**Description:**

**A PARCEL OF LAND LYING IN SECTION 8, TOWNSHIP 16 NORTH, RANGE 6 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, YAVAPAI COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

**COMMENCING AT A FOUNT 1984 BLM BRASS CAP MONUMENT ACCEPTED AS THE SOUTHWEST CORNER OF SECTION 8 FROM WHICH A FOUND 1 1/2 INCH IRON PIPE ACCEPTED AS THE SOUTH QUARTER CORNER OF SECTION 8 LIES SOUTH 89 DEGREES 33 MINUTES 05 SECONDS EAST, 2646.30 FEET (MEASURED AND BASIS OF BEARINGS);**

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**THENCE SOUTH 89 DEGREES 33 MINUTES 13 SECONDS EAST, 2315.44 FEET TO A FOUND PK NAIL IN ROCK, NO IDENTIFICATION ATTACHED;**

**THENCE NORTH 00 DEGREES 07 MINUTES 20 SECONDS EAST, 18.60 FEET TO A FOUND 1/2 INCH REBAR WITH PLASTIC CAP STAMPED “LANDMARK LS 14184”,**

**THENCE NORTH 88 DEGREES 23 MINUTES 18 SECONDS WEST, 42.42 FEET FOUND 1/2 INCH REBAR WITH PLASTIC CAMP STAMPED “LANDMARK LS 14184”;**

**THENCE NORTH 00 DEGREES 03 MINUTES 21 SECONDS WEST 245.32 FEET TO THE TRUE POINT OF BEGINNING A FOUND 1/2 INCH REBAR WITH PLASTIC CAP STAMPED “LANDMARK LS 14184”;**

**THENCE NORTH 00 DEGREES 07 MINUTES 43 SECONDS EAST, 225.65 FEET TO A 1/2 INCH REBAR WITH PLASTIC CAP STAMPED “LANDMARK LS 14184”;**

**THENCE SOUTH 89 DEGREES 57 MINUTES 39 SECONDS EAST, 330.31 FEET TO A FOUND 1/2 INCH REBAR WITH PLASTIC CAP STAMPED “RIMROCK RLS 32230”;**

**THENCE SOUTH 89 DEGREES 59 MINUTES 15 SECONDS EAST, 125.39 FEET TO A SET 1/2 INCH REBAR WITH ALUMINUM CAP STAMPED “SHEPHARD-WESNITZER RLS 41502”;**

**THENCE SOUTH 04 DEGREES 00 MINUTES 27 SECONDS WEST, 147.86 FEET TO A SET 1/2 INCH REBAR WITH ALUMINUM CAP STAMPED “SHEPHARD-WESNITZER RLS 41502”;**

**THENCE SOUTH 34 DEGREES 10 MINUTES 34 SECONDS EAST 60.96 FEET TO A SET 1/2 INCH REBAR WITH ALUMINUM CAP STAMPED “SHEPHARD-WESNITZER RLS 41502”;**

**THENCE SOUTH 44 DEGREES 58 MINUTES 51 SECONDS WEST 78.40 FEET TO A SET 1/2 INCH REBAR WITH ALUMINUM CAP STAMPED “SHEPHARD-WESNITZER RLS 41502” AT A NON-TANGENT POINT OF CURVATURE, THE CENTRAL POINT OF WHICH LIES NORTH 18 DEGREES 59 MINUTES 22 SECONDS EAST, 67.33 FEET;**

**THENCE THROUGH A CENTRAL ANGLE OF 17 DEGREES 39 MINUTES 59 SECONDS ON A CURVE TO THE RIGHT IN A NORTHWESTERLY**

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**DIRECTION, AN ARC LENGTH OF 20.76 FEET TO A SET 1/2 INCH REBAR WITH ALUMINUM CAP STAMPED "SHEPHARD-WESNITZER RLS 41502";**

**THENCE NORTH 50 DEGREES 12 MINUTES 09 SECONDS WEST, 7.38 FEET TO A SET 1/2 INCH REBAR WITH ALUMINUM CAP STAMPED "SHEPHARD-WESNITZER RLS 41502" AT A NON-TANGENT POINT OF CURVATURE THE CENTRAL POINT OF WHICH LIES SOUTH 42 DEGREES 56 MINUTES 22 SECONDS WEST, 120.44 FEET;**

**THENCE THROUGH A CENTRAL ANGLE OF 09 DEGREES 14 MINUTES 27 SECONDS ON A CURVE TO THE LEFT IN A NORTHWESTERLY**

**DIRECTION, AN ARC LENGTH 19.43 FEET TO A SET 1/2 INCH REBAR WITH ALUMINUM CAP STAMPED "SHEPHARD-WESNITZER RLS 41502";**

**THENCE NORTH 89 DEGREES 45 MINUTES 57 SECONDS WEST, 385.53 FEET TO THE TRUE POINT OF BEGINNING.**

**RESERVING UNTO THE GRANTOR, THEIR HEIRS AND ASSIGNS AND**

**TOGETHER WITH THE EASEMENTS SHOWN ON LAND SURVEY RECORDED IN BOOK 124 OF LAND SURVEYS, PAGES 20 THROUGH 22.**

NOTICE IS HEREBY GIVEN that I, SCOTT MASCHER, the Sheriff of Yavapai County, on the 12<sup>th</sup> day of June 2014 at the hour of 10:30 A.M. o'clock at the north steps of the Yavapai County Courthouse located in Prescott, Arizona, will sell at public auction to the highest bidder for cash all of the right, title and interest of the defendants in and to the above-described property to satisfy said judgment.

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NOTICE TO JUDGMENT DEBTOR

Title 33, chapter 8, article 1 of the Arizona Revised Statutes, may permit you to protect your residence from certain types of legal process through the homestead exemption.

If you are in doubt as to your rights, you should obtain legal advice.

DATED this 15<sup>th</sup> day of May, 2014

Scott Mascher  
Sheriff of Yavapai County

By \_\_\_\_\_  
Deputy Sheriff

STATE OF ARIZONA       )  
County of Yavapai       )

Deputy Ron Williams, of the Yavapai County Sheriff's office, acknowledged the foregoing instrument before me this 15<sup>th</sup> day of May, 2014

\_\_\_\_\_  
Notary Public